\$529,900 - 74030 Birch Avenue, Widewater

MLS® #A2220685

\$529,900

4 Bedroom, 3.00 Bathroom, 1,367 sqft Residential on 1.00 Acres

NONE, Widewater, Alberta

Here is the home by the lake in Widewater! This fantastic 4 bedroom bi-level sits on a full 1 acre of land lakeside to Lesser Slave Lake, and there's an amazing balcony off the kitchen with a crazy amount of space to enjoy the views, or you can walk to the shoreline. Hardwood flooring through most of the top level that feature a large vaulted ceiling with windows stacked high towards that amazing lake, surrounded by a towering stone faced fireplace. Wonderful kitchen and dining area, functional and bright. Downstairs is fully finished with a big rec room, 2 more bedrooms, a full bath, and access to the huge double attached garage. Great location, right by the lake on a very quiet road, all the services, all the views, just need you's! Only 15 minutes from the town of Slave Lake.



Acres

Essential Information

MLS® # A2220685 Price \$529,900

Bedrooms 4

Bathrooms 3.00

Full Baths 3

Square Footage 1,367

Year Built 1991

Type Residential

1.00







Sub-Type Detached

Style Bi-Level, Acreage with Residence

Status Active

Community Information

Address 74030 Birch Avenue

Subdivision NONE

City Widewater

County Lesser Slave River No. 124, M.D. of

Province Alberta
Postal Code T0G2M0

Amenities

Parking Double Garage Attached

of Garages 2

Is Waterfront Yes

Interior

Interior Features Ceiling Fan(s), Pantry, Jetted Tub, Open Floorplan, Soaking Tub,

Vaulted Ceiling(s), Walk-In Closet(s)

Appliances Dishwasher, Dryer, Range Hood, Refrigerator, Washer, Stove(s),

Window Coverings

Heating Forced Air, Natural Gas

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Gas Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Fire Pit, Garden, RV Hookup, Storage

Lot Description Cul-De-Sac, Gentle Sloping, Lake, Lawn, Private, Waterfront

Roof Asphalt Shingle

Construction Vinyl Siding, Stucco

Foundation Poured Concrete

Additional Information

Date Listed May 13th, 2025

Days on Market 159 Zoning RS

Listing Details

Listing Office CENTURY 21 NORTHERN REALTY

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